

To: Gary Jackson, City Manager
Jeff Richardson, Assistant City Manager

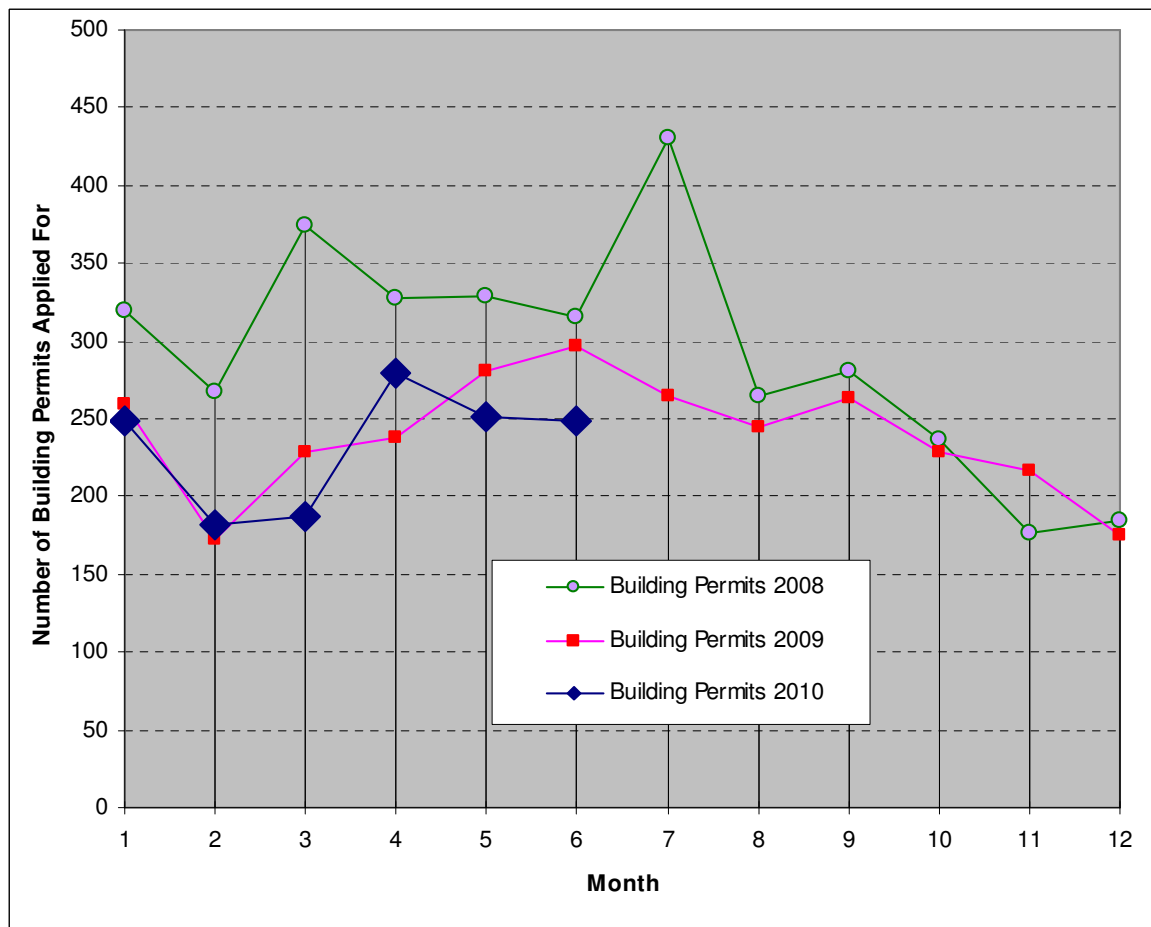
From: Robert Griffin, Building Safety Director

Date: July 21 2010

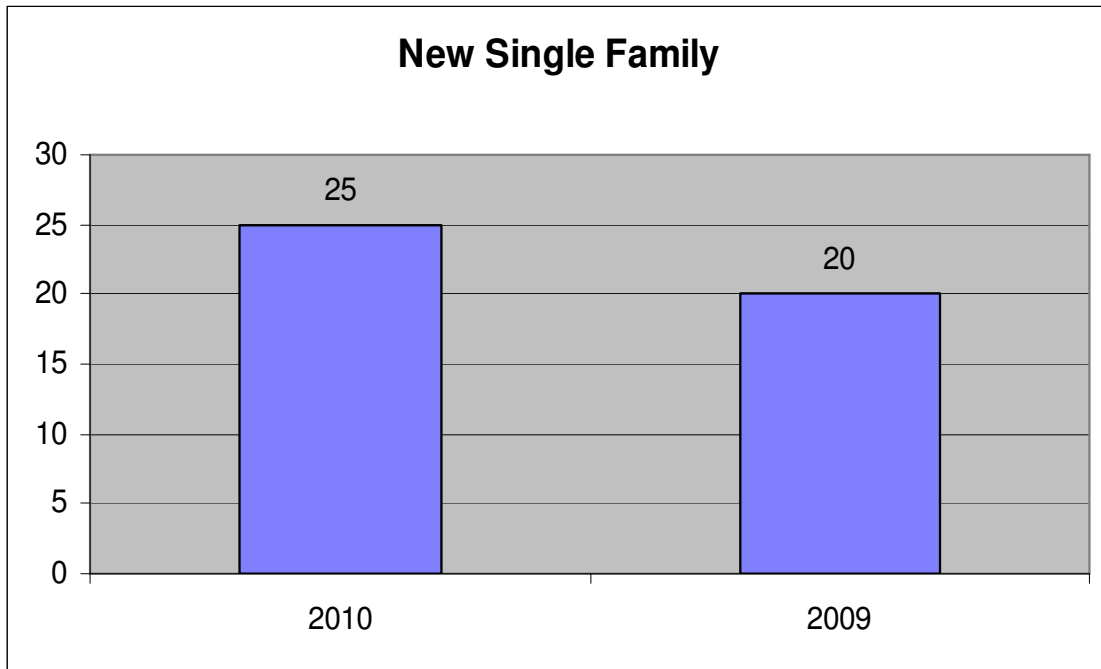
Subject: June 2010 Permit Activity

June indicators for permits issued show a positive trend. The number of issued permits increased and the value of construction increased. The number of applications received in June decreased by 16.16% or 48 applications as compared to 2009 and down 67 applications (21.20%) compared to 2008. New single family homes increased from the previous year for the ninth out of ten months as compared to previous years. Commercial remodel and renovations continued with a higher number of permits issued and higher construction values.

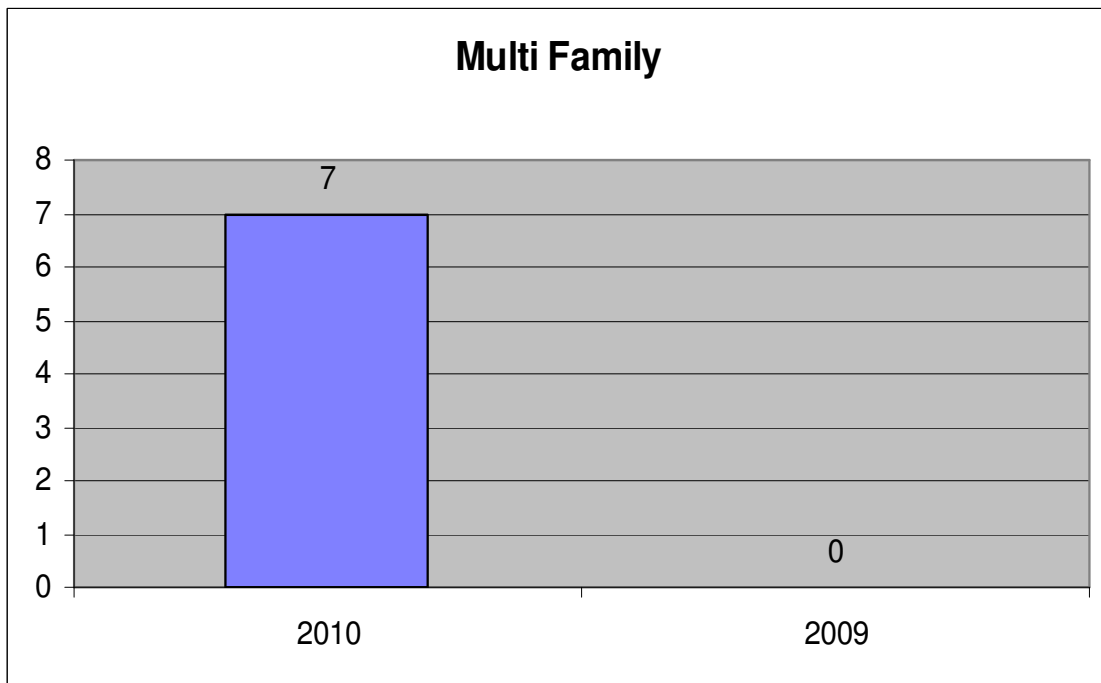
Applications received were 16.16% less than 2009 and 21.20% less than 2008.



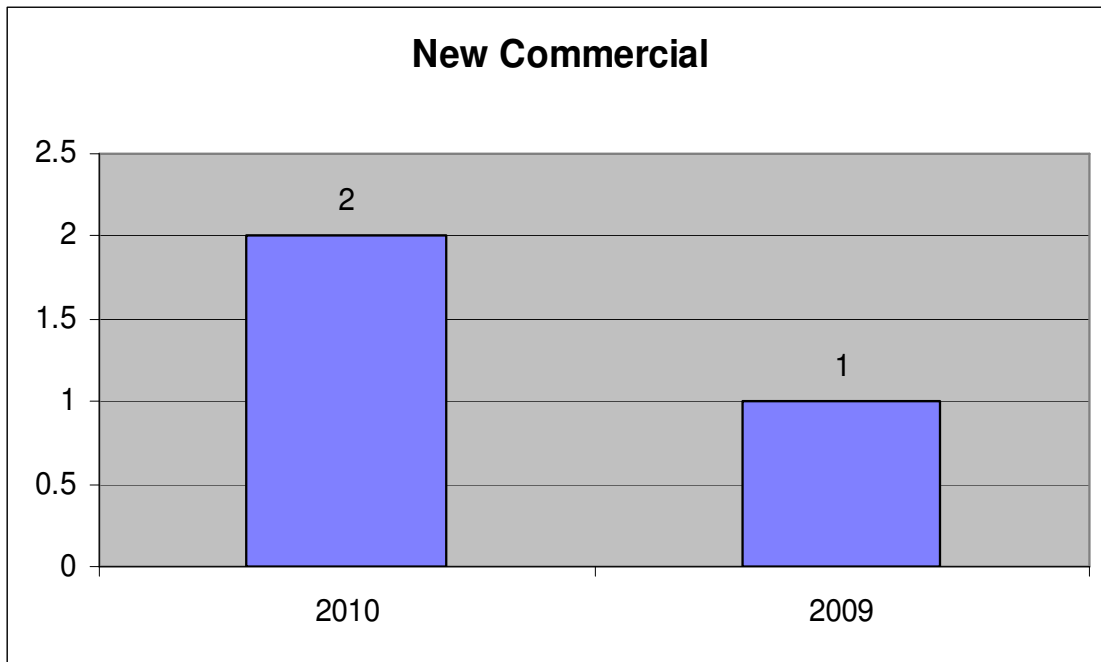
One and two-family home permits had a 25% increase as compared to June 2009. June 2008 had 21 permits issued. The value of each home permitted decreased by 20.76% to an average value of \$139,798.



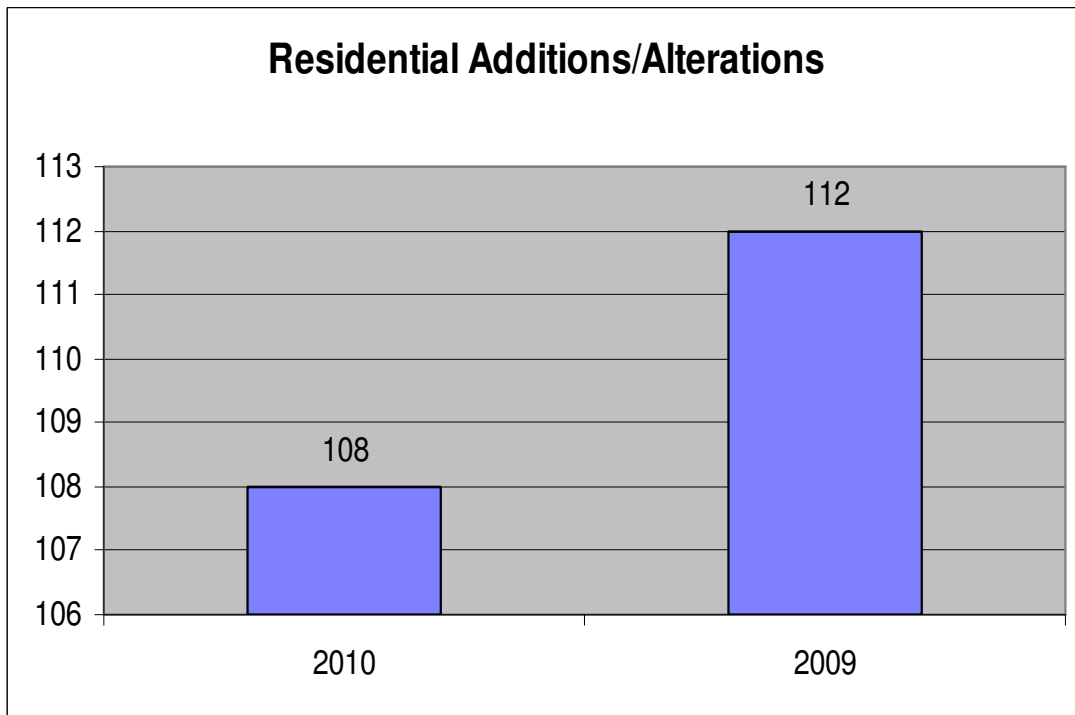
During the month of June a total of seven Multi-family permits were issued with an average construction value of \$879,276.



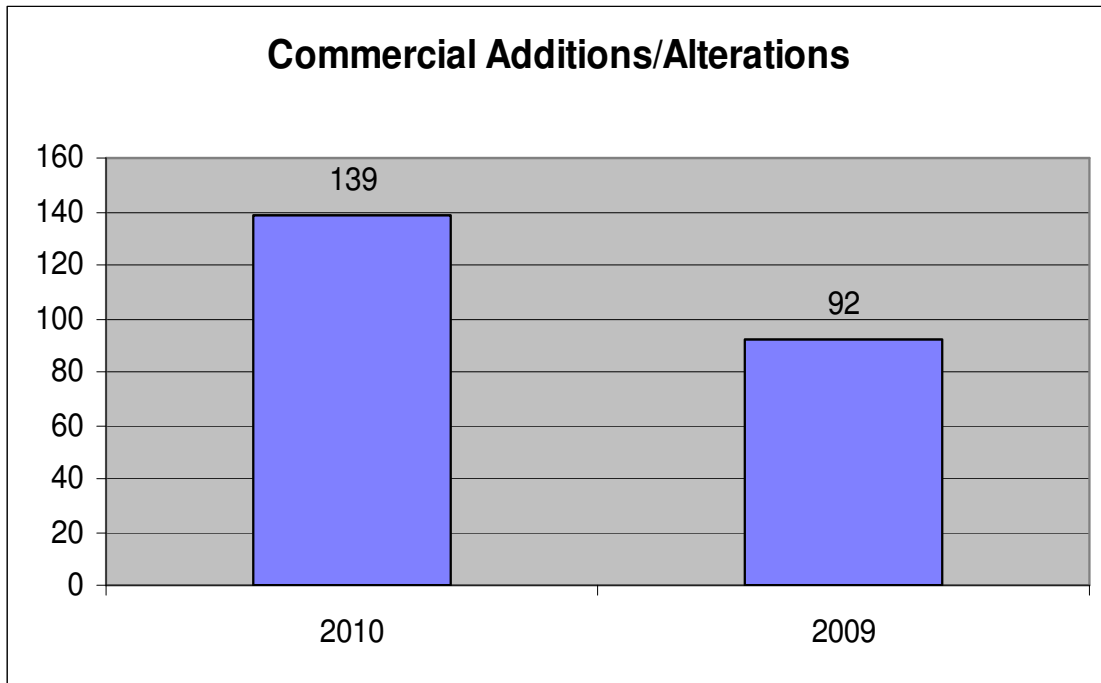
New commercial permits increased for the first time since May 2008 compared to May 2007. The average value was only \$381,373.



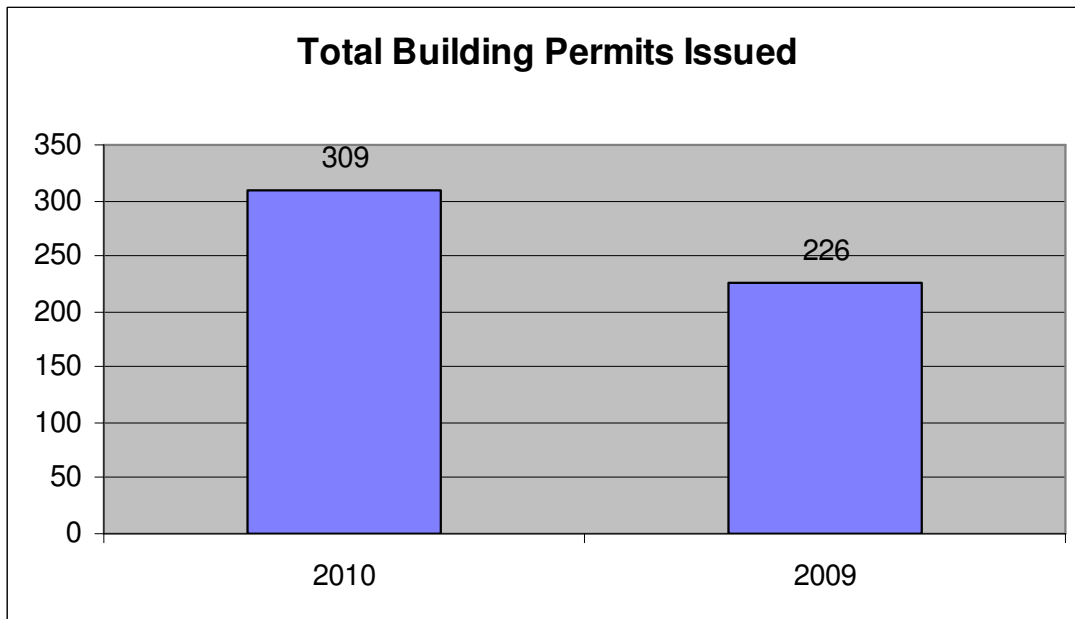
One and two-family additions and alterations have been consistent. June permits were 3.57% less than 2009. The construction values average \$550 less.



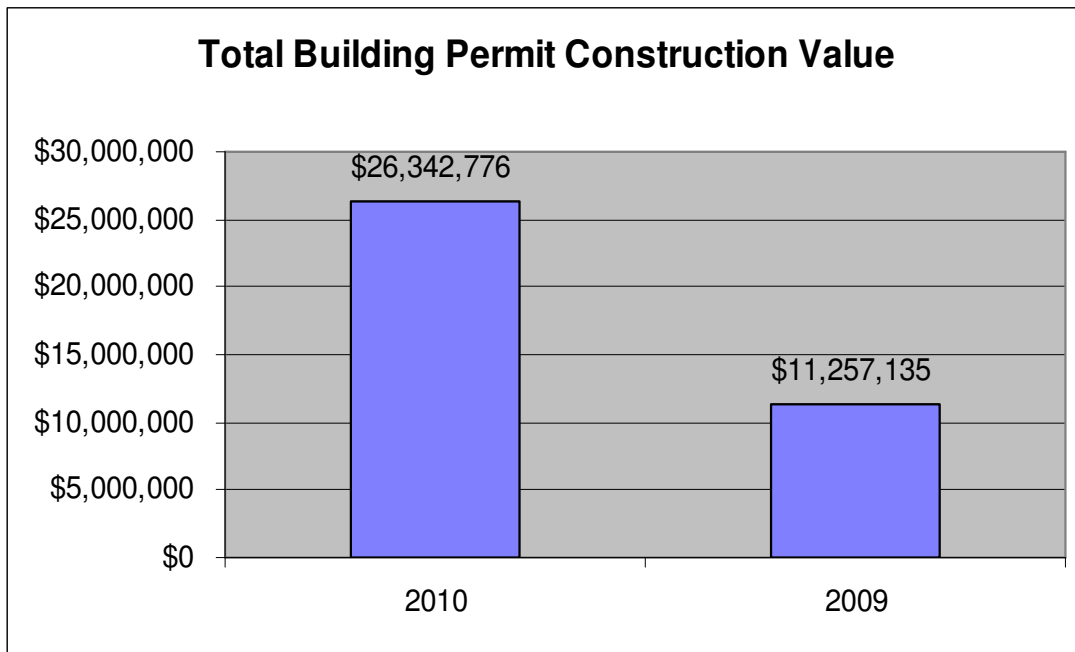
As in previous months, commercial additions and alterations have seen steady and improved activity. These permits increased by 51.11%. The average value increased by \$11,045 to \$80,304 per permit.



Total permits issued increased by 83 permits or 36.73%.



The total value of all permits increased by \$35,442 or 71.15%.



Trends within the City of Asheville are following the trends in the Market Edge, Inc. report for the quarter ending June 2010. Single family home permits are increasing overall but the higher end homes are rarely being permitted. The construction value is increasing which is counterintuitive if the more expensive homes construction has greatly decreased. The assumption from the Market Edge, Inc. explains the increase is due to the cost of building materials. That assumption matches our discussions on costs with our single family home contractors.